

Stoneham Zoning Bylaw Review Committee Minutes
Tuesday, March 4, 2025
Town Hall Second-Floor Conference Room
5:00PM

Members present: Peter Bracciotti, Kevin Dolan, Jessica Gerke, Ellen McBride, Maria Sagarino, Tobin Shulman, Bill Sullivan, Tim Waitkevitch, Marcia Wengen, Erin Wortman

Members absent: Cheryl Noble

Guest present: Dennis Sheehan

Fisher Associates consultants were not present at this meeting.

The Chair brought the meeting to order at 5:00 pm.

The minutes of the February 11, 2025 were approved as distributed.

The members discussed the Central Business district and the pros and cons of allowing residential units above the first floor. Members were in agreement on recommending allowing all businesses in Central Business district by right (in accordance with other town zoning bylaws) and also lowering the existing height limits. There may need to be further discussion on specifics of light manufacturing and industrial definitions in this district.

The members agreed to recommend combining Medical District and Medical Office Residential District. Erin Wortman will further review business uses as noted in 4.9.2.2. Members agreed to recommend removing the section 4.9.3.5 completely.

The members began the conversation on the Recreation/Open Space district. Erin Wortman recommends adding a section to 4.10.2 which identifies property owned by the Town of Stoneham and allows the property to be subleased by the Town.

The conversation will continue at the next meeting.

The meeting adjourned at 6:15pm

The next meeting will be held on March 25, 2025 at 5pm.